

FEB 8 4 39 PM '99

STATE OF MISSISSIPPI

COUNTY OF DESOTO

TRUSTEE'S DEED

BK 347 PG 291
W.F. DAVIS CH. CLK.

WHEREAS, on September 17th, 1998, JAMES WILSON, executed a certain Deed of Trust to ERIC L. SAPPENFIELD as Trustee, for the benefit of ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY, which Deed of Trust is of record, in the Office of the Chancery Clerk of DeSoto County, Mississippi, in Book 1036, Page 53; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said Deed of Trust, ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY, the legal holder of said indebtedness, having requested the undersigned Trustee to execute the trust and sell said land and property in accordance with the terms of said Deed of Trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

WHEREAS, the undersigned Trustee in accordance with the terms of the Deed of Trust and the laws of the State of Mississippi did advertise said sale in THE DESOTO TIMES, a newspaper published and generally circulated in DeSoto County, Mississippi, for four consecutive weeks preceding the date of the sale. The first notice publication appeared, January 12th, 1999 and subsequent notices appeared on January 19th, January 26th and February 2nd, 1999. Proof of publication is attached hereto and incorporated herein by reference. A notice identical to said published notice was posted on the bulletin board at the east entrance of the DeSoto County Courthouse at Hernando, Mississippi, on January 8th, 1999 and everything necessary to be done was done to make and effect a good and lawful sale.

WHEREAS, on February 3rd, 1999, at the east entrance of the DeSoto County Courthouse, Hernando, Mississippi, between the hours of 11:00 A.M. and 4:00 P.M., I the undersigned Trustee did offer for sale and sell said property for cash to the highest bidder the

following described property, lying and being situated in DeSoto County, Mississippi:

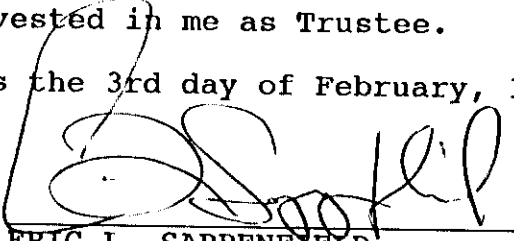
LOT 55, SECTION C, GOODMAN & 51 COMMERCIAL & INDUSTRIAL SUBDIVISION, in Section 35, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 53, Page 25 in the Office of the Chancery Clerk of DeSoto County, Mississippi.

The undersigned Trustee offered said property for sale at public outcry as set forth above and there appeared ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY, who bid the amount of \$251,366.96, and this being the highest and best bid, said ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY was declared the successful bidder and the same was then and there struck off to said ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY.

NOW THEREFORE, in consideration of the premises and in consideration of the price and sum of \$251,366.96, cash in hand paid, receipt of which is hereby acknowledged, I, the undersigned Trustee, do hereby sell and convey unto ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY, the land and property above described, together with all improvements thereon.

Title to this property is believed to be good, but I will convey only such title as is vested in me as Trustee.

WITNESS MY SIGNATURE this the 3rd day of February, 1999.


ERIC L. SAPPENFIELD
TRUSTEE

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me the undersigned authority in and for the said county, and state, on this 3rd day of February, 1999, within my jurisdiction, the within named ERIC L. SAPPENFIELD, who acknowledged that he is Trustee of ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY, and that in said representative capacity he executed the above and foregoing instrument, after first having been duly authorized so to do.


Notary Public

My Commission Expires:
5-5-99

Grantors Address: 97 Stateline Rd., E., Southaven, MS 38671
wk: 601-342-2170 hm: 601-349-4412
Grantees Address: P. O. Box 286, Southaven, MS 38671
wk: 601-393-9556 hm: 601-781-0696

This instrument prepared by Eric L. Sappenfield,
Attorney at Law, 97 Stateline Road E., Southaven,
MS 38671 601-342-2170



PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

RUTH DOBBS personally appeared before me the undersigned in and for said County and State and states on oath that she is the CLERK of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

TRUSTEE'S NOTICE OF SALE
WHEREAS, on September 17th, 1999, JAMES WILSON, executed a certain Deed of Trust to ERIC L. SAPPENFIELD as Trustee, for the benefit of ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY, which Deed of Trust is of record in the Office of the Chancery Clerk of DeSoto County, Mississippi, in Book 1036, Page 53; and
WHEREAS, default having been made in the terms and conditions of said Deed of Trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said Deed of Trust, ALICE HARPER DANCY, EXECUTRIX OF THE ESTATE OF RAYMOND HUGH DANCY, the legal holder of said indebtedness, having requested the undersigned Trustee to execute the trust and sell said land and property in accordance with the terms of said Deed of Trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expenses of sale.
NOW THEREFORE, I, ERIC L. SAPPENFIELD, TRUSTEE, under the provisions of and by virtue of the authority conferred upon me in the same Deed of Trust, will on the 3rd day of February, 1999 within the legal hours between 11:00 o'clock A.M. and 4:00 o'clock P.M. at the east door of the County Courthouse of DeSoto County, Hernando, Mississippi, offer for sale and sell said property for cash to the highest bidder, the following described property lying and being situated in DeSoto County, Mississippi:
LOT 65, SECTION C, GOODMAN & 51 COMMERCIAL & INDUSTRIAL SUBDIVISION, in Section 35, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 53, Page 25 in the Office of the Chancery Clerk of DeSoto County, Mississippi.
The undersigned Trustee will convey only such title as is vested in him by virtue of the above described Deed of Trust.
WITNESS MY SIGNATURE this the 6th day of January, 1999.
ERIC L. SAPPENFIELD
TRUSTEE
Jan. 12, 19, 26, Feb. 2, 1999

Volume No. 10X on the 12 day of January, 1999

Volume No. 10X on the 19 day of January, 1999

Volume No. 10X on the 26 day of January, 1999

Volume No. 10X on the 2 day of February, 1999

Volume No. _____ on the _____ day of _____, 19____

Ruth Dobbs
(TITLE)

Sworn to and subscribed before me, this 2 day of February, 1999

Barbara D. Burkeen
BY Notary Public

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: OCT. 31, 2002
BONDED THRU HEIDEN, BROOKS & GARLAND, INC.

A. Single first insertion of 335 words @ .12 \$ 40.20
B. 3 subsequent insertions of 1005 words @ .10 \$ 100.50
C. Making proof of publication and depositing to same \$ 3.00

TOTAL PUBLISHER'S FEE: \$ 143.70